



City of Carmel

MINUTES

Carmel Board of Zoning Appeals

Hearing Officer

Monday, September 28, 2009

5:30 pm

Caucus Rooms

Present: Leo Dierckman, Hearing Officer
Connie Tingley, Recording Secretary

Staff members in attendance: Rachel Boone, Planning Administrator
Christine Barton-Holmes, Planning Administrator

Legal Counsel: John Molitor

Call to Order:
6:00 pm due to incorrect public notice

Public Hearing:

1d. Turtle & Associates – Signage

The applicant seeks the following development standards variance approvals:

Docket No. 09080027V 25.07.02-10 (b) Sign not facing a right-of-way (south)

The site is located at 11455 N. Meridian St. It is zoned B-6 within the US 31 Overlay Zone.

Filed by Amanda Gates of Sign Craft Industries on behalf of Turtle & Associates.

Present for Petitioner:

Amanda Gates and, Sign Craft Industries; **Mike Coppinger and Dave Kubley**, Turtle & Associates.

- Move existing sign from west façade to south façade
- More exposure on south façade than permitted east façade
 - Mature trees block view of east facade
- New tenant sign will go on west façade

Public Hearing closed

Department Report:

Rachel Boone

- Not exceeding the 190 square feet permitted
- 77.5 square feet remaining for new tenant sign on west façade
- Two buildings north of this building have same arrangement

Department recommended positive consideration

Action: Mr. Dierckman APPROVED Docket No. 09080027 V, Turtle & Associates – Sign not facing a right-of-way (south).

2d. Cherry Creek Estates Model Homes TABLED

The applicant seeks the following development standards variance approval:

Docket No. 09090002 V Section 25.16.02 Model homes permitted beyond 36-month maximum limit

The sites are located at 5868, 5834 and 5840 Cherry Creek Boulevard, and are zoned S1/Single-family residential.

Filed by Ted Kattmann of Del Webb for Pulte Homes of Indiana.

Adjournment:

The Hearing Officer adjourned the meeting at 6:02 PM.

Approved this 26 day of October 2009.



Hearing Officer – Leo Dierckman



Secretary – Connie Tingley